

110.0

0002

0011.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

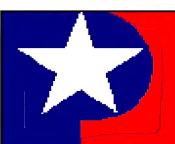
863,300 / 863,300

USE VALUE:

863,300 / 863,300

ASSESSED:

863,300 / 863,300



PROPERTY LOCATION

No	Alt No	Direction/Street/City
93		MADISON AVE, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: SCHOEN ADAM/KRISTIN A	
Owner 2:	
Owner 3:	

Street 1: 93 MADISON AVENUE	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02474	Own Occ: Y

PREVIOUS OWNER	
Owner 1: MOORADIAN DAVID S--ETAL -	
Owner 2: MOORADIAN NANCY A -	

Street 1: 93 MADISON AVENUE	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry

Postal: 02474	Type:
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NARRATIVE DESCRIPTION	
This parcel contains .115 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1988, having primarily Clapboard Exterior and 2326 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No

Amount	Com. Int

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	5000.000	464,300		399,000	863,300		154326
							GIS Ref
							GIS Ref
							Insp Date
							07/19/18

Total Card / Total Parcel

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Total AC/HA: 0.11478 Total SF/SM: 5000 Parcel LUC: 101 One Family Prime NB Desc: ARLINGTON Total: 399,000 Spl Credit: Total: 399,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed. Database: AssessPro - ArchiveProArling apro 2023

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH																												
Type: 6	- Colonial			Full Bath: 1	Rating: Good																																			
Sty Ht: 2A	- 2 Sty +Attic			A Bath: 1	Rating:																																			
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating: Good																																			
Foundation: 1	- Concrete			A 3QBth: 1	Rating:																																			
Frame: 1	- Wood			1/2 Bath: 1	Rating: Good																																			
Prime Wall: 2	- Clapboard			A HBth: 1	Rating:																																			
Sec Wall: 1	%			OthrFix: 1	Rating:																																			
Roof Struct: 2	- Hip			OTHER FEATURES																																				
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Good			1st Res Grid Desc: Line 1 # Units 1																																
Color: WHITE				A Kits: 1	Rating:			Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O																				
View / Desir:				Fpl: 1	Rating: Average			Other																																
GENERAL INFORMATION				WSFlue: 1	Rating:			Upper																																
Grade: C+ - Average (+)				CONDOS INFORMATION				Lvl 2																																
Year Blt: 1988	Eff Yr Blt:							Lvl 1																																
Alt LUC:	Alt %:							Lower																																
Jurisdct: G18	Fact: .							Totals	RMs: 8	BRs: 4	Baths: 1	HB: 1																												
Const Mod:								REMODELING				RES BREAKDOWN																												
Lump Sum Adj:								Exterior:	No Unit	RMS	BRs	FL																												
INTERIOR INFORMATION								Interior:	1	8	4																													
Avg Ht/FL: STD								Additions:																																
Prim Int Wal 1	- Drywall							Kitchen:																																
Sec Int Wall: 1	%							Baths:																																
Partition: T	- Typical							Plumbing:																																
Prim Floors: 4	- Carpet							Electric:																																
Sec Floors: 3	- Hardwood 35%							Heating:																																
Bsmnt Flr: 12	- Concrete							General:																																
Subfloor:								CALC SUMMARY				COMPARABLE SALES																												
Bsmnt Gar:								Basic \$ / SQ: 130.00	Rate	Parcel ID	Typ	Date	Sale Price																											
Electric: 3	- Typical							Size Adj.: 1.10141873																																
Insulation: 2	- Typical							Const Adj.: 1.00339961																																
Int vs Ext:								Adj \$ / SQ: 143.671																																
Heat Fuel: 1	- Oil							Other Features: 100316																																
Heat Type: 1	- Forced H/Air							Grade Factor: 1.10																																
# Heat Sys: 1								NBHD Inf: 1.00000000																																
% Heated: 100	% AC: 100							NBHD Mod: 1.00																																
Solar HW: NO	Central Vac: NO							LUC Factor: 1.00																																
% Com Wal	% Sprinkled							Adj Total: 553351																																
								Depreciation: 89089																																
								Depreciated Total: 464261																																
MOBILE HOME				Make:				Model:				Serial #:				Year:				Color:																				
SPEC FEATURES/YARD ITEMS																PARCEL ID 110.0-0002-0011.A																								
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value																						
2	Frame Shed	D	Y	1	8X10	A	AV	2005	0.00	T	11.2	101																												
More: N				Total Yard Items:				Total Special Features:				Total:																												